

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Cobb County Consortium State: GA

PJ's Total HOME Allocation Received: \$39,451,224 PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:				PJs in State: 10			
% of Funds Committed	97.07 %	92.19 %	3	90.66 %	92		92
% of Funds Disbursed	89.64 %	81.07 %	1	81.06 %	87		85
Leveraging Ratio for Rental Activities	2.48	3.74	6	4.62	26		32
% of Completed Rental Disbursements to All Rental Commitments***	91.07 %	75.65 %	6	81.27 %	43		39
% of Completed CHDO Disbursements to All CHDO Reservations***	56.35 %	54.80 %	7	68.23 %	24		25
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	86.03 %	66.35 %	3	79.86 %	64		58
% of 0-30% AMI Renters to All Renters***	61.73 %	32.31 %	2	44.82 %	84		80
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	96.65 %	91.05 %	6	94.65 %	34		36
Overall Ranking:			In State:	3 / 10	Nationally:	55	57
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$19,189	\$12,854		\$25,419	358 Units		19.40 %
Homebuyer Unit	\$10,626	\$17,018		\$14,530	1,053 Units		57.10 %
Homeowner-Rehab Unit	\$24,107	\$27,871		\$20,251	302 Units		16.40 %
TBRA Unit	\$4,455	\$1,533		\$3,156	132 Units		7.20 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Cobb County Consortium GA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$30,928	\$77,135	\$24,385
State:*	\$50,333	\$64,652	\$28,760
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 3.6 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.9

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	22.6	28.4	47.7	12.9
Black/African American:	67.3	65.6	52.0	83.3
Asian:	0.0	0.3	0.0	0.0
American Indian/Alaska Native:	5.4	1.2	0.0	1.5
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.1	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.1	0.0	0.0
Asian/Pacific Islander:	0.9	0.7	0.0	0.8

ETHNICITY:

Hispanic	3.7	3.7	0.3	1.5
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HOUSEHOLD SIZE:

1 Person:	43.6	17.8	36.4	16.7
2 Persons:	20.6	25.4	31.8	22.7
3 Persons:	22.1	23.6	15.2	25.8
4 Persons:	10.9	17.7	8.3	15.9
5 Persons:	2.6	10.3	4.3	12.1
6 Persons:	0.3	3.4	3.3	1.5
7 Persons:	0.0	1.3	0.3	5.3
8 or more Persons:	0.0	0.5	0.3	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	45.8	27.8	14.6	65.2
Elderly:	22.1	2.0	57.0	10.6
Related/Single Parent:	19.5	43.9	14.2	18.2
Related/Two Parent:	10.0	23.0	11.6	6.1
Other:	2.6	3.3	2.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	45.6	0.5 [#]
HOME TBRA:	1.4	
Other:	2.9	
No Assistance:	50.1	

of Section 504 Compliant Units / Completed Units Since 2001 56

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Cobb County Consortium

State: GA

Group Rank: 55
(Percentile)

State Rank: 3 / 10 PJs

Overall Rank: 57
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	91.07	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	56.35	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	86.03	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	96.65	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	2.03	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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